



FOR SALE OR LEASE

Two ±20,000 SF Office Buildings in St. Andrews Submarket

800 Dutch Square Blvd. | Building A & B

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Dutch Plaza

800 Dutch Square Blvd. | Building A & B

Totaling ±40,000 SF, the office buildings are located just off Bush River Road and Broad River Road in the St. Andrews submarket of Columbia. The buildings' location is ideally situated minutes from Interstate 26 and Interstate 20 with convenient access to the downtown Central Business District.

HIGHLIGHTS

- Ample free-surface parking
- Numerous surrounding restaurants and retail shops
- Convenient central location to Downtown Columbia, CBD, Cayce-West Columbia and Irmo areas

Lease Rate: (Building A & B)

\$17.00

PSF Full Service

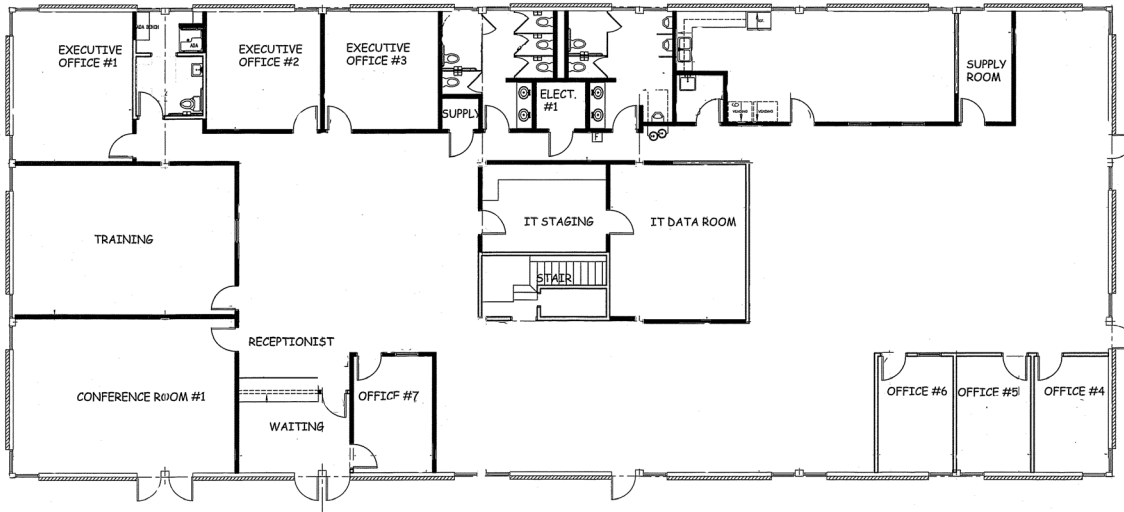
REDUCED Sale Price:

\$850,000 each



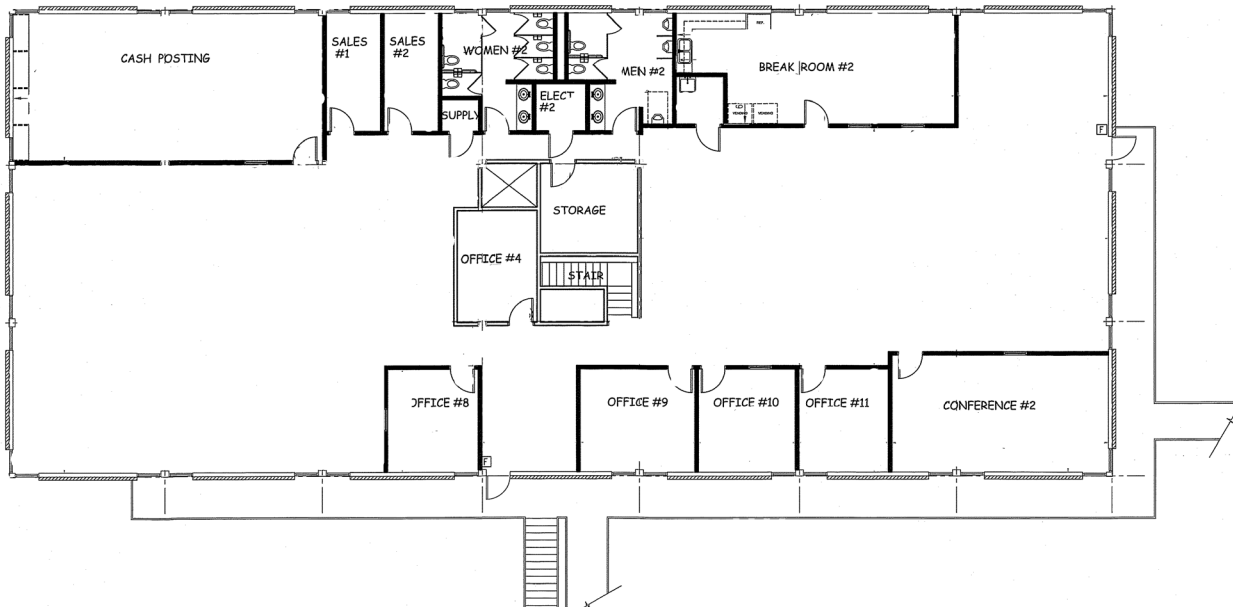
Floor Plan

FIRST FLOOR



Courtyard

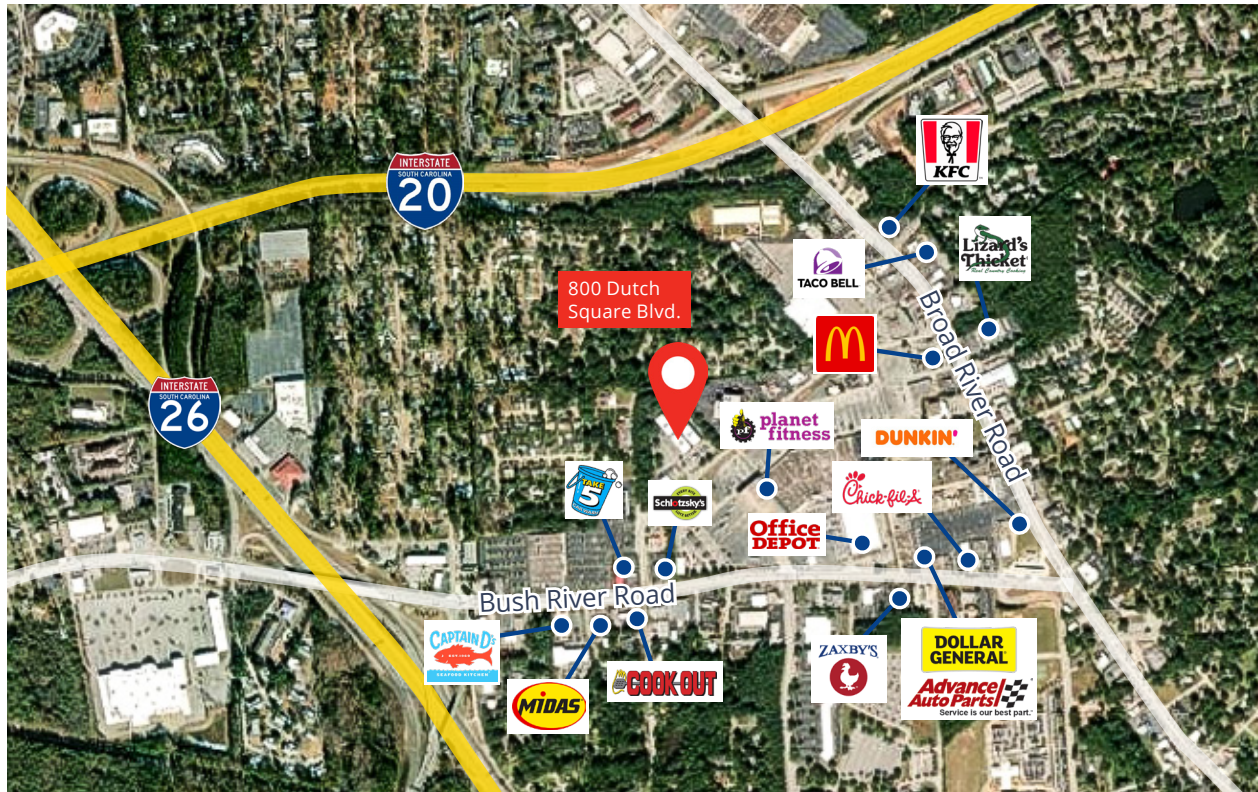
SECOND FLOOR



BUILDING FEATURES

- Building A - ±20,000 SF (for sale or lease)
- Building B - ±20,000 SF (for sale or lease)
- Two-story buildings
- Landscaped courtyard
- Various-sized offices, conference/training rooms

Location & Access



CONTACT

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DRIVE TIMES

I-20 and I-26 ± 2 minutes

Downtown Columbia ±7 minutes

Cayce-West Columbia ±10 minutes

Irmo ±10 minutes



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